



THE ASSAM GAZETTE

অসাধাৰণ

EXTRAORDINARY

প্ৰাপ্ত কৰ্তৃত্ব দ্বাৰা প্ৰকাশিত

PUBLISHED BY THE AUTHORITY

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No. 70 Dispur, Thursday, 15th February, 2024, 26th Magha, 1945 (S. E.)

GOVERNMENT OF ASSAM

ORDERS BY THE GOVERNOR

REVENUE & DISASTER MANAGEMENT DEPARTMENT

(SETTLEMENT BRANCH)

NOTIFICATION

The 5th December, 2023

No. ECF.361061/I/357886/2023.-

Subject: Delegation of powers to the District Commissioners to allow Registration of Agreement of Sales & Power of Authority in case of tea garden sales.

In the interest of public service and to enable expeditious decision making in case of change of management / ownership of tea garden /estates without disrupting the smooth functioning of the tea gardens/estates such as payment of wages and bonus to the tea garden workers etc., the Governor of Assam is pleased to delegate the powers to the District Commissioners to allow **Registration of Agreement of Sale** and/or **Power of Attorney** in case of tea garden estates, *subject to* strict compliance of the Government rules / norms and the following conditions by the proprietor of the tea garden:

1. The agreement for sale and/or power of attorney shall have a validity for a period of 1(one) year from the date of registration.
2. The proprietor of the tea garden shall apply for seeking no objection of Government of Assam through District Commissioner for transfer of the tea garden to the second party of the agreement within 6(six) months from the date of registration of agreement for sale.
3. Tea land shall be used for the tea cultivation and permissible ancillary purposes during the validity period of the aforesaid agreement for sale and/or power of attorney.
4. Suitable conveyance deed shall be registered within the validity period of 1(one) year from the date of registration of the proposed agreement for sale and/or power of attorney.

District Commissioner of the jurisdictional district will examine the proposals for such agreement of sale and/or power of attorney keeping in view the following instructions:

1. District Commissioner will satisfy before allowing registration of agreement for sale and/or power of attorney that the proposed seller is the actual owner of the tea land and has fully complied with the aforementioned conditions by their incorporation in the agreement for sale and / or power of attorney instruments.
2. A copy of such permissions shall be marked to Inspector General of Registration and Secretary, Revenue & Disaster Management (Registration) Department without fail.
3. District Commissioner shall maintain an electronic register describing all permission granted using the delegation under this notification and shall follow up for timely registration of conveyance deed within stipulated time of 1 (one) year.
4. District Commissioner shall satisfy that the garden is not encroaching any government khas land/ceiling surplus land.
5. District Commissioner shall satisfy that land revenue and other statutory dues are up-to-date. DC shall satisfy that there should be no pending cases related to tenancy rights or ceiling land with Government or any other court.

This notification will come into effect from the date of its publication in the official gazette.

GYANENDRA DEV TRIPATHI,

Principal Secretary to the Government of Assam,
Revenue & Disaster Management Department.